

CITY OF SAN ANTONIO
Board of Adjustment
Regular Meeting Agenda

First Floor, Board Room
Development and Business Services Center
1901 South Alamo Street

Monday, September 19, 2005

Board of Adjustment Board Members

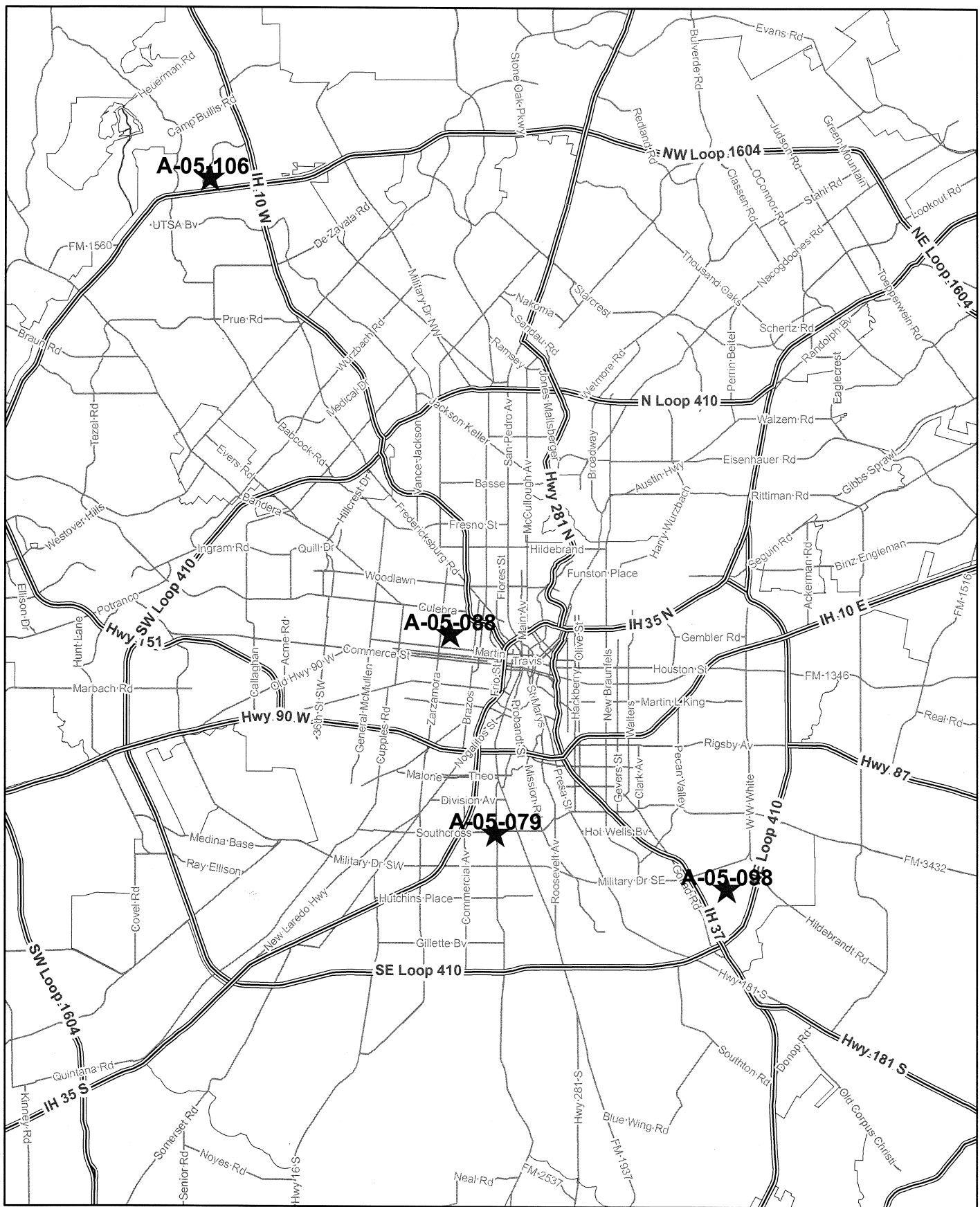
Rene Balderas	District 1	Gene Camargo	District Mayor
Oscar Williams	District 2	Mary Rogers	District 7
Jesse F. Jenkins	District 3	Ramon Flores	District 8
Vacant	District 4	Mike Villyard	District 9
Paul Klein	District 6	Michael Gallagher	District 10
	Laura Lizcano	District 5	
	Chairperson		

- I. **1:00 p.m. – Public Hearing Call to Order and Roll Call.**
- II. **Invocation and Pledges of Allegiance.**
- III. **A-05-079PP:** The request of Robert Grant for a 30 off-street parking space variance from the minimum 78 off-street parking spaces required in order to allow only 48 off-street parking spaces for a 13,704 square-foot retail/restaurant use, 1503 and 1507 Pleasanton Road.
- IV. **A-05-088PP:** The request of Mario and Herlinda Guerrero for a 14-foot variance from the minimum 20-foot rear setback requirement in order to keep a structure 6 feet from the rear property line, 313 Camada Street.
- V. **A-05-098:** The request of Peter J. Trudell for a 10-foot, 6-inch variance from the minimum 20-foot rear setback requirement in order to build a structure 9 feet, 6 inches from the rear property line, 7730 Toumey Oak Drive.
- VI. **A-05-106:** The request of General Growth Properties for a 30-foot variance for signs #95 and #98 to be 120 feet apart, 15900 La Cantera Parkway
- VII. **Approval of the minutes from the regular meeting of June 20th, 2005.**
- VIII. **Staff Report.**
- IX. **Executive Session:** consultation on attorney-client matters (real estate, litigation, personnel, and security matters) as well as any of the above agenda items may be discussed.
- X. **Adjournment.**

Note: The City of San Antonio Board of Adjustment Agenda is on the Internet at: www.sanantonio.gov/dsd

Accessibility Statement

This meeting is wheelchair accessible. The accessible entrance is located at 1901 South Alamo Street. Accessible parking spaces are located in front of the building. Auxiliary aids and services are available upon request. Interpreters for the deaf must be requested at least 48 hours prior to the meeting by calling 207-7245.

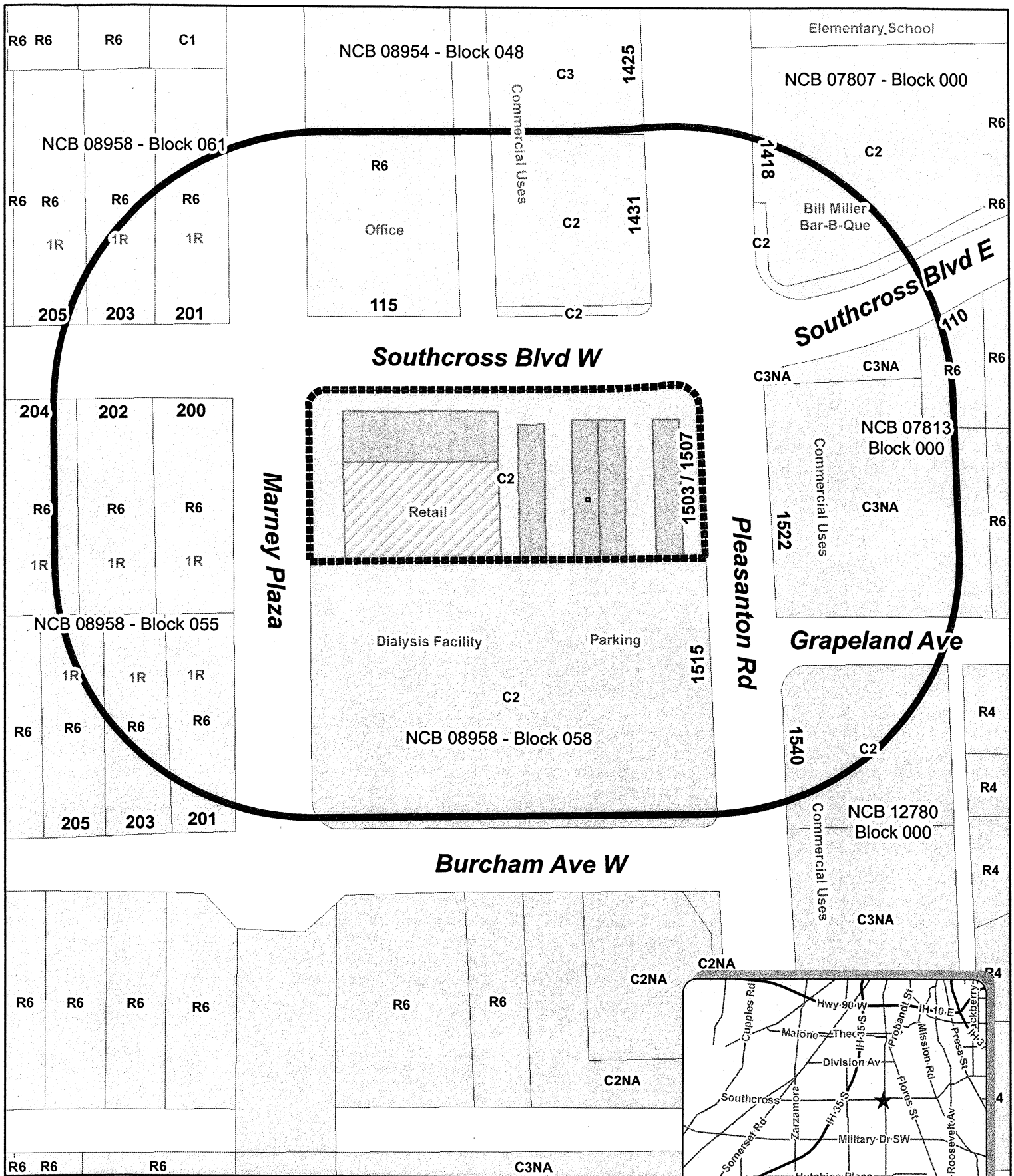


Board of Adjustment

**Subject Property Locations
Cases for September 19, 2005**



Produced by the City of San Antonio
Development Services Department
(09/08/2005)



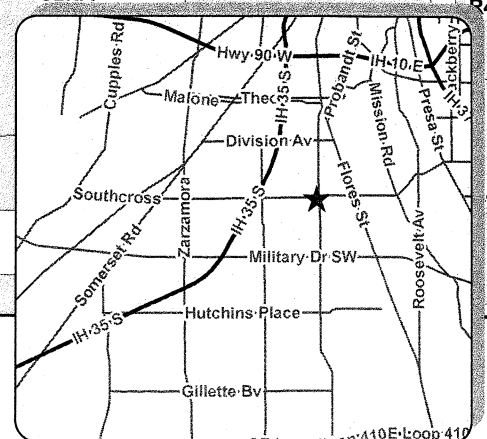
Board of Adjustment

Notification Plan for Case A-05-079



Legend

Subject Property ■■■■■■
200' Buffer —————



Scale: 1" approx. = 100'
Council District 4

Produced by the City of San Antonio
Development Services Department
(09/08/2005)

BOARD OF ADJUSTMENT

September 19, 2005

CASE NO. A-05-079PP

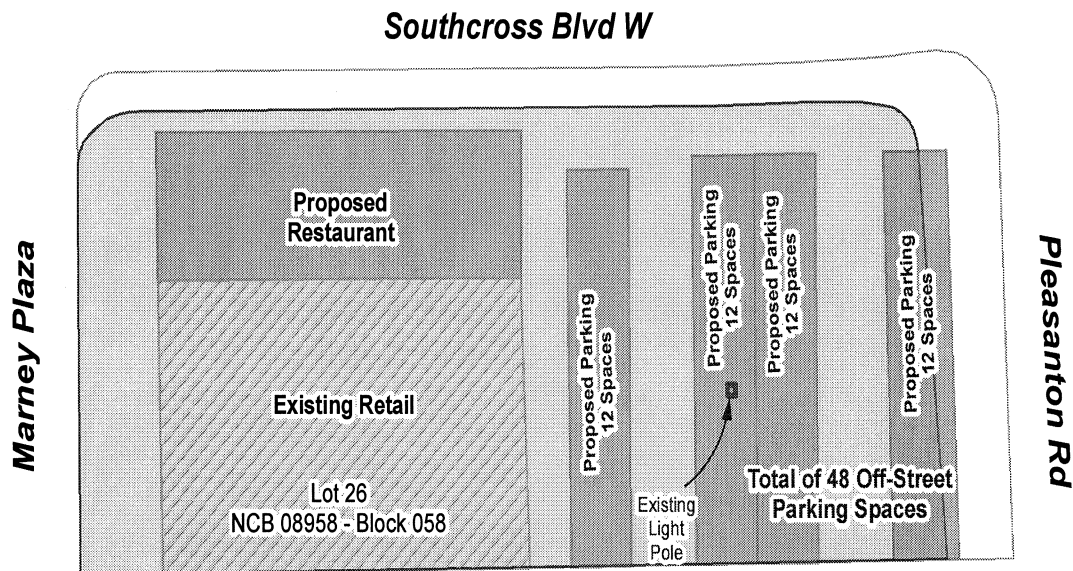
The Board of Adjustment will hold a Public Hearing at 1:00 PM on Monday, September 19, 2005 in the Board Room, located on the 1st floor, Development & Business Services Center, 1901 S. Alamo Street, to consider the following application:

Robert Grant
Lot 26, Block 58, NCB 8958
1503 and 1507 Pleasanton Road
Zoned: "C-2" Commercial District

The applicant requests a 30 off-street parking space variance from the minimum 78 off-street parking spaces required in order to allow only 48 off-street parking spaces. The Unified Development Code requires a minimum of 78 off-street parking spaces for a 13,704 square-foot retail/restaurant use.

The City of San Antonio, Texas, desires that you as an interested property owner, be advised as to the action being taken in reference to this application and invites you to attend this public hearing to express your desires in the matter. If you would like to utilize audio/video capabilities during your presentation, the Development Services Department must receive all material at least 24 hours prior to the public hearing. Construction on the variances granted by the Board must be started within six (6) months of the date of the hearing.

PLEASE COMPLETE AND RETURN THE ENCLOSED CARD BY MAIL TO THE DEVELOPMENT SERVICES DEPARTMENT, P.O. BOX 839966, SAN ANTONIO, TEXAS, 78283-3966, WHETHER OR NOT YOU ATTEND THIS PUBLIC HEARING. FOR FURTHER INFORMATION PLEASE CALL (210) 207-8318



Board of Adjustment

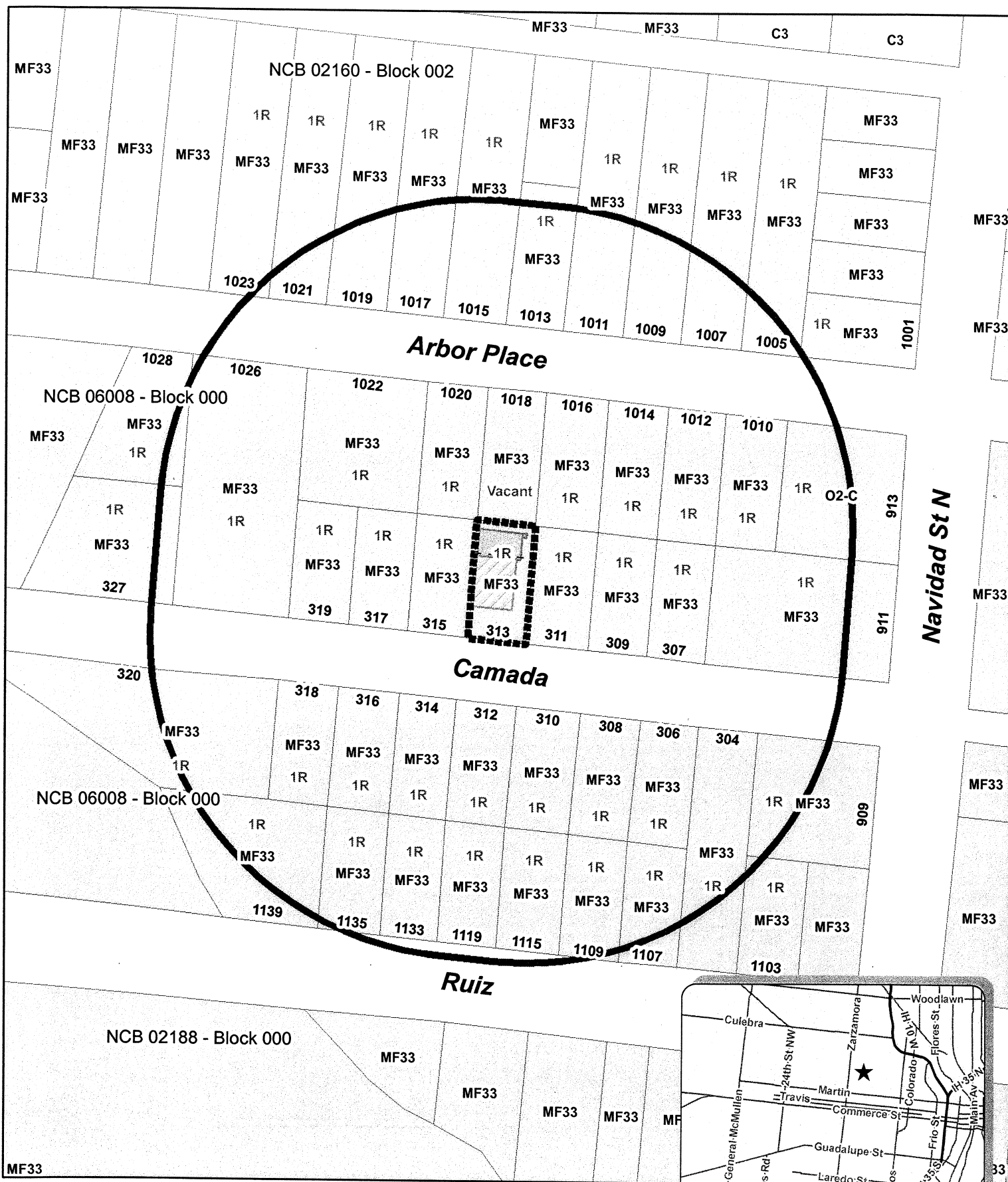
**Plot Plan for
Case A-05-079**



1503 / 1507 Pleasanton Rd

Scale: 1" approx. = 50'
Council District 4

Produced by the City of San Antonio
Development Services Department
(09/08/2005)



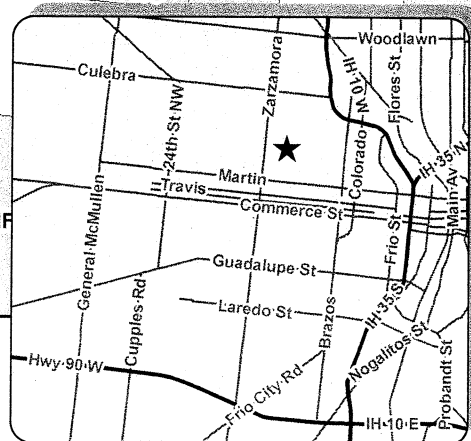
Board of Adjustment

Notification Plan for
Case A-05-088



Legend

Subject Property
200' Buffer



Scale: 1" approx. = 80'
Council District 1

Produced by the City of San Antonio
Development Services Department
(08/08/2005)

BOARD OF ADJUSTMENT

September 19, 2005

CASE NO. A-05-088PP

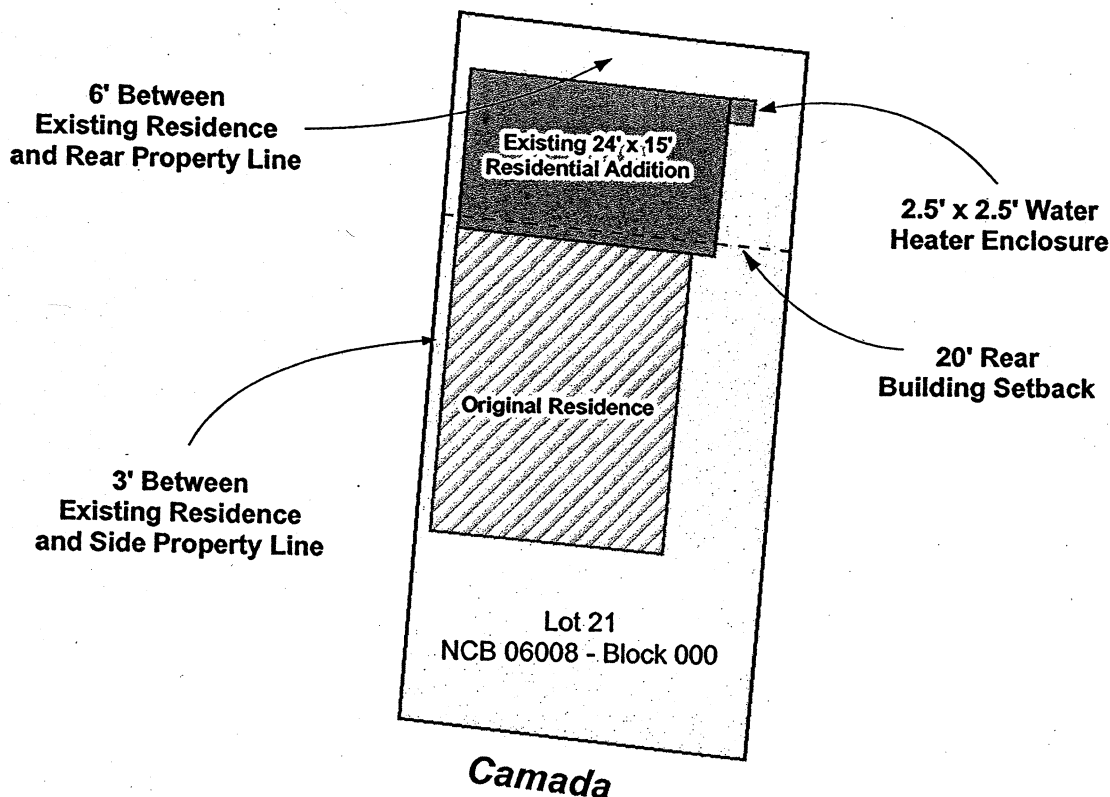
The Board of Adjustment will hold a Public Hearing at 1:00 PM on Monday, September 19, 2005 in the Board Room, located on the 1st floor, Development & Business Services Center, 1901 S. Alamo Street, to consider the following application:

Mario and Herlinda Guerrero
Lot 21, New City Block 6008
313 Camada Street
Zoned: "MF-33" Multi-Family Residence District

The applicant requests a variance to Section 35-310 table of yard and building dimensions in the Unified Development Code. The applicant is requesting a 14' variance to the minimum 20' rear yard setback. The Board of Adjustment will consider a request for a variance of 6' as required in the Unified Development Code.

The City of San Antonio, Texas, desires that you as an interested property owner, be advised as to the action being taken in reference to this application and invites you to attend this public hearing to express your desires in the matter. If you would like to utilize audio/video capabilities during your presentation, the Development Services Department must receive all material at least 24 hours prior to the public hearing. Construction on the variances granted by the Board must be started within six (6) months of the date of the hearing.

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Board of Adjustment

Plot Plan for
Case A-05-088



Scale: 1" approx. = 20'
Council District 1

313 Camada

Produced by the City of San Antonio
Development Services Department
(09/08/2005)

BOARD OF ADJUSTMENT

September 19, 2005

CASE NO. A-05-098

The Board of Adjustment will hold a Public Hearing at 1:00 PM on Monday, September 19, 2005 in the Board Room, located on the 1st floor, Development & Business Services Center, 1901 S. Alamo Street, to consider the following application:

Peter J. Trudell

Lot 8, Block 43, NCB 10829

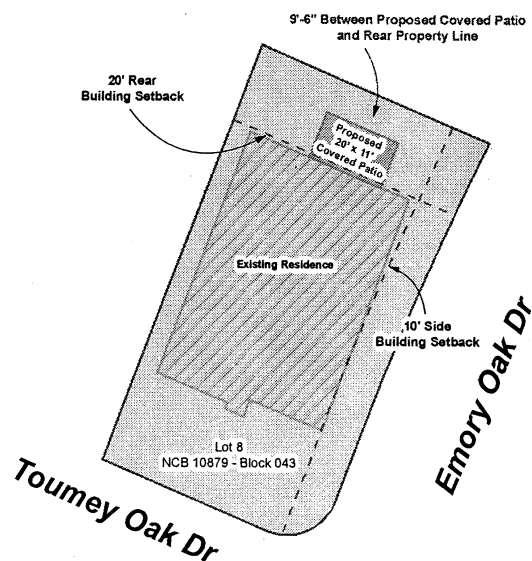
7730 Toumey Oak Drive

Zoned: "R-4" Residential Single-Family District

The applicant requests a 10-foot, 6-inch variance from the minimum 20-foot rear setback requirement in order to build a structure 9 feet, 6 inches from the rear property line. The Unified Development Code requires a minimum 20-foot rear setback in "R-4" districts.

The City of San Antonio, Texas, desires that you as an interested property owner, be advised as to the action being taken in reference to this application and invites you to attend this public hearing to express your desires in the matter. If you would like to utilize audio/video capabilities during your presentation, the Development Services Department must receive all material at least 24 hours prior to the public hearing. Construction on the variances granted by the Board must be started within six (6) months of the date of the hearing.

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Board of Adjustment

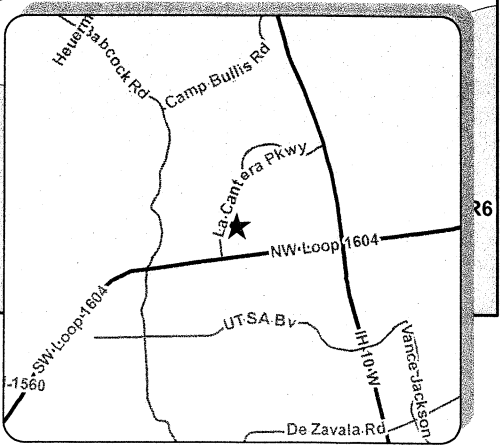
**Plot Plan for
Case A-05-098**



7730 Toumey Oak Dr

Scale: 1" approx. = 40'
Council District 3

Produced by the City of San Antonio
Development Services Department
(09/09/2005)



Notification Plan for Case A-05-106



Subject Property ■■■■■■
200' Buffer ————

Produced by the City of San Antonio
Development Services Department
(09/08/2005)

BOARD OF ADJUSTMENT

September 19, 2005

CASE NO. A-05-106

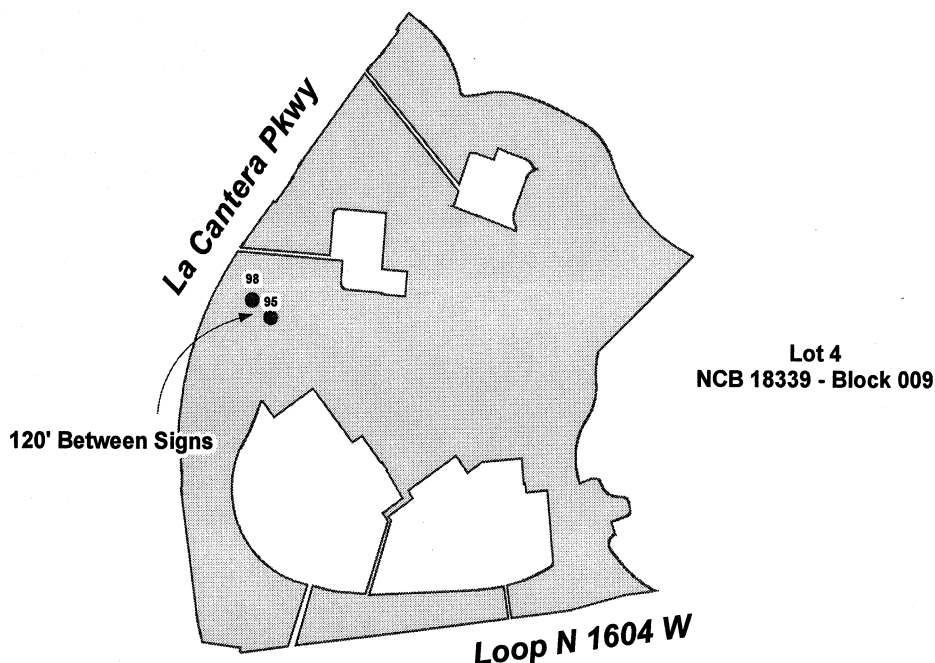
The Board of Adjustment will hold a Public Hearing at 1:00 PM on Monday, September 19, 2005 in the Board Room, located on the 1st floor, Development & Business Services Center, 1901 S. Alamo Street, to consider the following application:

General Growth Properties
Lot 4, Block 9, NCB 18339
15900 La Cantera Parkway
Zoned: "ED ERZD" Entertainment Edwards Recharge Zone District

The applicant requests a 30-foot variance for signs #95 and #98 to be 120 feet apart. Chapter 28 (Sign Code) requires at least 150 feet of spacing between free-standing signs.

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Board of Adjustment

**Plot Plan for
Case A-05-106**



15900 La Cantera Pkwy

Scale: 1" approx. = 800'
Council District 8

Produced by the City of San Antonio
Development Services Department
(09/08/2005)